

**ROANOKE COUNTY PLANNING COMMISSION AGENDA**  
**TUESDAY, FEBRUARY 7, 2006**  
**WORK SESSION: 4:00 P.M. CONFERENCE ROOM 215**  
**PUBLIC HEARING: 7:00 P.M. BOARD MEETING ROOM**

**WORK SESSION**

- A. Call to Order**
- B. Approval of Agenda**
- C. Approval of Minutes:** Public Hearing on January 3, 2006  
Worksession on January 24, 2006
- D. Consent Agenda:** March 7, 2006
  - 1. The petition of Judy Taylor Wagner to rezone .369 acres from R-1, Low Density Residential District, to C-1, Office District for the operation of a beauty salon, located at 3722 Colonial Avenue, Cave Spring Magisterial District.
  - 2. The petition of WG Indian Trail, LLC, Warehouses, Inc. to obtain a special use permit on 15.63 acres for the operation of a drive-thru coffee shop, located at Route 419 near its intersection with Keagy Road, Windsor Hills Magisterial District.
  - 3. The petition of Loblolly Mill, LLC to rezone 94.229 acres from AG-3, Agricultural Preserve District, to PRD, Planned Residential District with a maximum density of 0.33 houses per acre, located at 3672 and 3804 Sterling Road, Vinton Magisterial District.
- E. Adjournment for Site Viewing**

**EVENING SESSION**

- F. Call to Order**
- G. Invocation/Pledge of Allegiance: Mr. Gary Jarrell**
- H. Public Hearing Petitions:**
  - 1. The petition of Grant Avenue Development, Inc. to rezone 1.3014 acres from C-1, Office District and .0786 acres from C2C General Commercial District with Conditions to C-2C, General Commercial District with Conditions and to obtain a Special Use Permit for the construction of a fast food restaurant with drive-thru, located at 3814 Challenger Avenue, Hollins Magisterial District. **(Continued to March 7, 2006)**
  - 2. The petition of Vistar Eye Center to rezone 1.14 acres from C-2C, General Commercial District with Conditions to C-2, General Commercial District for the operation of a medical office, located at 5296 Peters Creek Road, Catawba Magisterial District.
  - 3. The petition of Eric Eanes and Todd Conner to rezone 8.92 acres from C-2S, General Commercial District with Special Use Permit to R-3, Medium Density Multi-Family Residential District for the construction of a townhouse development, located at 7656 Williamson Road, Hollins Magisterial District.
  - 4. The petition of Western Virginia Regional Jail Authority to rezone approximately 43 acres from I-2, Industrial District to AG-3, Agricultural/Rural Preserve District, and to obtain a Special Use Permit, and a review of a proposed public facility per section 15.2-2232 Code of Virginia for the construction and operation of a regional jail, located at 5859 West River Road, Catawba Magisterial District.
- I. Final Orders**
- J. Citizens' Comments**
- K. Comments of Planning Commissioners and Planning Staff**
- L. Adjournment**